This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
204 Rivergate Parkway
Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $82,000.00.

Affiant

Subscribed and sworn before me this the 1st day of July, 2005.

Notary Public
My commission expires: 11-21-09

DARLENE SHORT NOTARY PUBLIC AT LARGE

Davidson County DEEDWARR
Recvd: 07/19/05 12:22 2 pgs
Fees:13.00 Taxes:303.40
20050719-0083761

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
The 4107 Dakota Avenue Trust P.O. Box 791 Joelton, TN 37080	New Owner	091-16-0-269.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Gloria Pratt Tate, a married woman, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to The 4107 Dakota Avenue Trust, First Jordan, LLC, as Trustee, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

*formerly Edwards

Land in Davidson County, Tennessee, being the East 20 feet of Lot No. 4, and the West 40 feet of Lot No. 5 on the Map of Charlotte Ave. Church of Christ Addition to West Nashville, of record in Book 547, page 199, Register's Office for said County.

Said parts of said lots adjoin and front together 60 feet on the southerly side of Dakota Avenue and run back between parallel lines, 150 feet to an alley.

Being the same property conveyed to GLORIA PRATT EDWARDS, A SINGLE PERSON, by deed from JENNIE P. BERLIN, of record in Book 9284, page 885, dated March 18, 1994, said Register's Office

Gloria Pratt Edwards has since married and is now known as Gloria Pratt Tate.

THIS IS NOT THE PRINCIPAL RESIDENCE OF THE GRANTOR.

THIS IS IMPROVED PROPERTY KNOWN AS 4107 Dakota Avenue, Nashville, TN 37209.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 1st day of July, 2005.

Gloria Pratt Tate

Gloria Pratt Tate

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Gloria Pratt Tate, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 1st day of July, 2005.

My commission expires: 11-25-07

Notary Public

